



Offers in excess of **£410,000**
7 Amberley Court
Stubbington, PO14 2BF

PROPERTY SUMMARY

Within great school catchments and walking distance to both the beach and Stubbington Village, this three bedroom, semi-detached house is located in a well maintained gated residence and was built in the early 2000s. This property internally comprises an entrance hallway, spacious lounge with double doors opening onto the pleasant garden, a downstairs W/C, a fitted kitchen/breakfast room, three double bedrooms, an en-suite to the master and a family bathroom. Further benefits include an attached single garage, a private rear garden and driveway parking. Call us now in our Stubbington Office to book in your internal inspection today!





ENTRANCE HALL

LOUNGE 18' 7" x 13' 7" (5.66m x 4.14m)

CLOAKROOM

KITCHEN/BREAKFAST ROOM 12' 1" x 9' 11" (3.68m x 3.02m)

UPSTAIRS LANDING

BEDROOM 1 12' 5" x 9' 7" (3.78m x 2.92m)

ENSUITE 9' 6" x 4' 9" (2.9m x 1.45m)

BEDROOM 2 16' x 7' 6" (4.88m x 2.29m)

BEDROOM 3 9' 10" x 7' 8" (3m x 2.34m)

BATHROOM 8' 5" x 7' 5" (2.57m x 2.26m)

OUTSIDE

DRIVEWAY

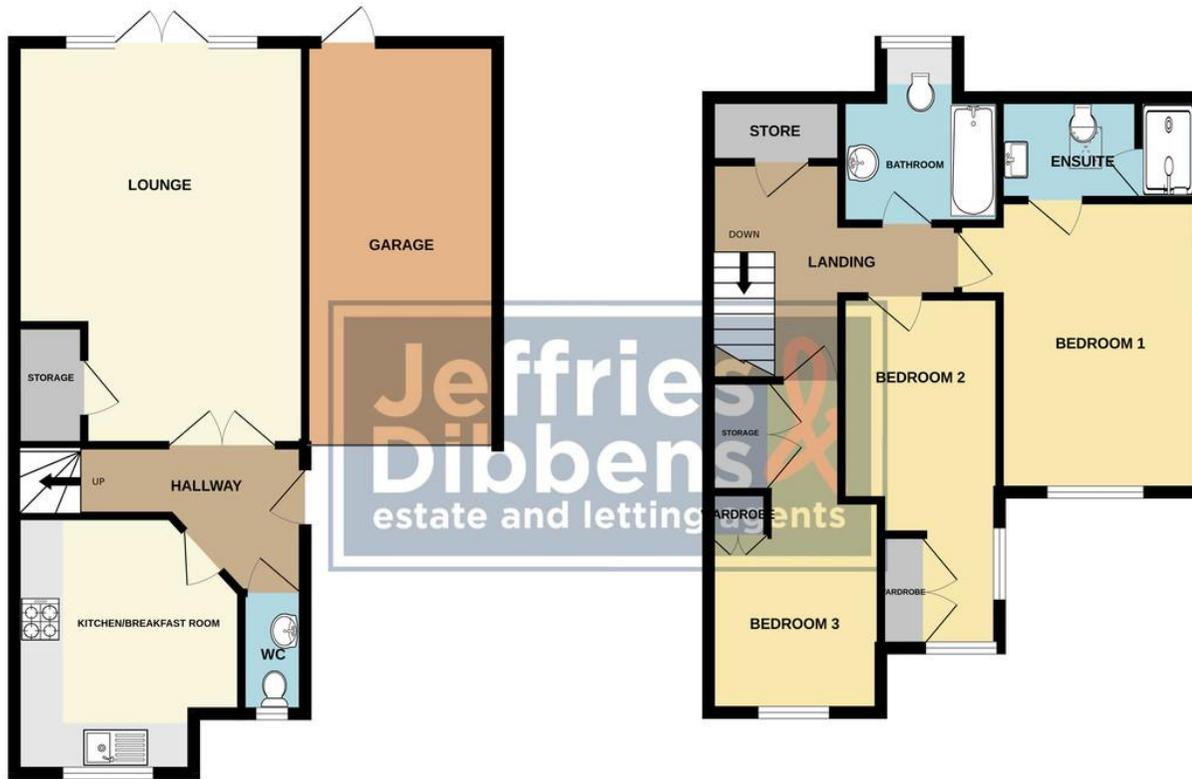
GARAGE

REAR GARDEN



GROUND FLOOR

1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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LOCAL AUTHORITY
Fareham Borough Council

TENURE
Freehold

COUNCIL TAX BAND
Band D

VIEWINGS
By prior appointment only

Score	Energy rating	Current	Potential
92+	A		
81-91	B		89 B
69-80	C	77 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



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